

**City Planning Commission Minutes  
November 14, 2016**

<b>CASE # / FILE #</b>	<b>ADDRESS</b>	<b>RECORD OF VOTE</b>	<b>DECISION</b>
<b><u>Case 1/OMA-03-16-17</u></b> To amend the Official Map of the City of Rochester by abandoning Dowling Place.	Dowling Place	6-0-0	Recommend Approval Subject to Conditions
<b><u>Case 2/OMA-04-16-17</u></b> To amend the Official Map of the City of Rochester by abandoning Lundy's Lane.	Lundy's Lane	6-0-0	Recommend Approval Subject to Conditions
<b><u>Case 3/S-01-16-17</u></b> To subdivide one parcel into 11 parcels to facilitate the development of townhomes on Charlotte Street.	80 Charlotte Street	5-0-1*	Approved subject to all of the Conditions and Recommendations Stated by the Referral Agencies
<b><u>Case 4/E-015-16-17</u></b> To extend the hours of operation for this take-out restaurant from 2:00AM to 3:00AM on Fridays and Saturdays.	492 Monroe Avenue	5-1-0	Temporary Approval until November 30, 2017
<b><u>Case 5/E-016-16-17</u></b> To establish a restaurant in this vacant nonconforming commercial building with hours of operation between 5:00AM and 5:00PM, daily.	822 Clifford Avenue	6-0-0	Temporary Approval until November 30, 2019
<b><u>Case 6/E-017-16-17</u></b> To establish a secondhand dealer in an existing commercial plaza operating between the hours of 8:00AM and 11:00PM, daily.	303 East Ridge Road	6-0-0	Approved
<b><u>Case 7/E-018-16-17</u></b> To establish live entertainment in this existing bar/restaurant.	2278 East Main Street	6-0-0	Temporary Approval until November 30, 2018 on Condition
<b><u>Case 8/E-019-16-17</u></b> To install two temporary mobile substation transformers to ensure continuity of service while upgrades are being completed.	1278 and 1400 North Goodman Street	Withdrawn by Staff	
<b><u>Case 9/E-020-16-17</u></b> To establish a health club in a portion of this former manufacturing building, subject to a marketability analysis, and to consider an Alternative Parking Plan to address the 12 space parking requirement for the proposed use.	472 Atlantic Avenue	6-0-0	Approved
<b><u>Case 10/E-021-16-17</u></b> To establish ancillary parking lots at 168-172 Merrimac Street, 75 Cleveland Street, and 8 Frederick Street to serve the proposed two multifamily dwellings with a total of 150 residential units and to consider an Alternative Parking Plan to address the 34 space deficiency for the proposed multifamily dwellings	168-172 Merrimac Street, 75 Cleveland Street, and 8 Frederick Street	5-0-1*	Approved on Condition

**Planning Commission Members Present: Watson, Rebholz, Marlin, Hogan, Bruce, Gaudioso**  
**Absent: Mayer**

**\*Commissioner Rebholz recused himself**

**November 14, 2016**

**CPC Minutes**

**Page 2**

**CONDITIONS:**

**Case 7/E-018-16-17**

- 1) Live entertainment shall be limited to Wednesday through Sunday between the hours of 8:00PM and 12:00AM.
- 2) The window on the south side of the building shall be screened or draped in a manner to prevent the direct glare of lighting onto adjacent residential properties during all live entertainment.

**Case 10/E-021-16-17**

- 1) The fences on Frederick Street and Cleveland Street shall be reduced to 3' or removed.
- 2) The fence on Merrimac Street and the fence closest to North Street shall be reduced to 3' or removed.

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